

Recorded May 19, 1954 at 3:15 P. M.

THIS DEED, Made this 18th day of May, 1954, by Gilmore R. Flautt, Jr. and Hazel V. Flautt, Assignees, of Frederick County, State of Maryland.

W I T N E S S E T H :

WHEREAS, by virtue of the power of sale contained in a Mortgage from Edward A. Lewis and Eva C. Lewis, his wife, dated March 3, 1952, and recorded in Liber 497, folio 199, one of the Land Records of Frederick County, Maryland, to Calvert K. Hartle, the said Mortgagees or the Assignees, were authorized to sell the property thereby conveyed, in the event of default; that thereafter, the said Calvert K. Hartle, Mortgagee, assigned the said Mortgage and mortgage debt thereby secured unto Gilmore R. Flautt, Jr. and Hazel V. Flautt, his wife, said Assignment being dated June 11, 1953 and recorded among the Land Records aforesaid on the 15th day of June, 1953; that subsequent thereto, default having occurred the said Assignees as aforesaid, after having given bond with corporate surety for the satisfactory performance of their trust, and complying with all the prerequisites of law and of said Mortgage, did attend at the Court House Door in Frederick, Frederick County, Maryland, on the 3rd day of April, 1954 and did then and there sell at public auction unto Walter C. Stockman and Annie L. Stockman, his wife, the hereinafter described real estate at and for the sum of Forty-three Hundred (\$4300.00) Dollars, they being then and there the highest and best bidders therefor; which said sale has been reported to and finally ratified and confirmed by the Circuit Court for Frederick County, Maryland, in Equity No. 17800, all of which will more fully appear by reference thereto, and the purchase money having been fully paid.

NOW, THEREFORE, in consideration of the above recited premises and the sum of Forty-three Hundred (\$4300.00) Dollars, the receipt of which is hereby acknowledged, we, the said Gilmore R. Flautt, Jr. and Hazel V. Flautt, his wife, Assignees as aforesaid, do hereby grant and convey unto Walter C. Stockman and Annie L. Stockman, his wife, as tenants by the entireties, in fee simple, all the right, title and interest of the parties to the said cause, in and to all the hereinafter described real estate situate, lying and being in Frederick, Frederick County, Maryland, as follows:

All that lot of land having a frontage of 15 feet on the South side of East Seventh Street and a depth of 182 feet, more or less, as now enclosed, with